

From: TR Property Investment Trust plc

Date: 23 January 2026

LEI: 549300BPGCCN3ETPQD32

**NET
ASSET
VALUES
as at
22/01/2026**

Ordinary Shares

Unaudited net asset value per Ordinary share including current financial year revenue items	354.9p
(including debt marked at fair value)	355.0p
Unaudited net asset value per Ordinary share excluding current financial year revenue items	348.8p
(including debt marked at fair value)	348.9p

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